FORM D

UNITED STATES Washington, DC 20549

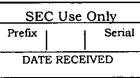
SECURITIES AND EXCHANGE COMMISSION

FORM D

NOTICE OF SALE OF SECURITIES PURSUANT TO REGULATION D, SECTION 4(6), AND/OR

OMD ALL ROYAL
OMB Number: 3235-0076
Expires: June 30, 2008
Estimated average burden
hours per response16.0

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IIFORM LIMITED OFFERING EXEMPTION

08052436	DATE RECEIVED
Name of Offering (check if this is an amendment and name has changed, and indicate change Arbors Senior Living Acquisitions, LLC - \$9,600,000 Offering	2.)
Filing Under (Check box(es) that apply):	Section 4(6) ULOE Mall Processing
A. BASIC IDENTIFICATION DATA	Section
1. Enter the information requested about the issuer	1 Och
Name of Issuer (check if this is an amendment and name has changed, and indicate change Arbors Senior Living Acquisitions, LLC	Washington 2
Address of Executive Offices (Number of Street, City, State, Zip Code) 225 South Lake Avenue, Suite 630, Pasadena, CA 91101	ne number (Micluding area code) (626) 796-8700
Address of Principal Business Operations (Number and Street, City, State, Zip Code) Telephone n (if different from Executive Offices)	umber (including area code)
Brief Description of Business Ownership of The Arbors Senior Living, an assisted living/Alzheimer's care facility California.	y in the City of San Diego,
Type of Business Organization corporation limited partnership, already formed business trust limited partnership, to be formed	ner (please specify): limited liability company
Month Year	PROCESSED
Actual or Estimated Date of Incorporation or Organization: 0802 027 22 Actu Jurisdiction of Incorporation or Organization: (Enter two-letter U.S. Postal Service abbreviation fo	al Estimated TUN 1 6 2008
CN for Canada; FN for other foreign jurisdiction)	D ETHOMSON REUTER
GENERAL INSTRUCTIONS	
Federal: Who Must File: All issuers making an offering of securities in reliance on an exemption under Regu 230.501, et seq., or 15 U.S.C. 77d(6).	
When To File: A notice must be filed no later than 15 days after the first sale of securities in the off with the U.S. Securities and Exchange Commission (SEC) on the earlier of the date it is received below or, if received at that address after the date on which it is due, on the date it was mailed by certified mail to that address.	y the SEC at the address given
Where To File: U.S. Securities and Exchange Commission, 450 Fifth Street, N.W., Washington, D.C Copies Required: Five (5) copies of this notice must be filed with the SEC, one of which must be made to the security of the s	C. 20549.
manually signed must be photocopies of the manually signed copy or bear typed or printed signat Information Required: A new filing must contain all information requested. Amendments need onland offering, any changes thereto, the information requested in Part C, and any material changes supplied in Parts A and B. Part E and the Appendix need not be filed with the SEC.	ures. ly report the name of the issuer
Filing Fee: There is no federal filing fee. State : This notice shall be used to indicate reliance on the Uniform Limited Offering Exemption (ULOE) f	or sales of securities in those
states that have adopted ULOE and that have adopted this form. Issuers relying on ULOE must fi Securities Administrator in each state where sales are to be, or have been made. If a state require precondition to the claim for the exemption, a fee in the proper amount shall accompany this form	ile a separate notice with the es the payment of a fee as a

ATTENTION

completed.

Failure to file notice in the appropriate state will not result in loss of the federal exemption. Conversely, failure to file the appropriate federal notice will not result in a loss of an available state exemption unless such exemption is predicated upon the filing of a federal notice.

Potential persons who are to respond to the collection of information contained in this form

appropriate states in accordance with state law. The Appendix to the notice constitutes a part of this notice and must be

are not required to respond unless the form displays a currently valid OMB control number.

A. BASIC IDENTIFICATION DATA Enter the information requested for the following: Each promoter of the issuer, if the issuer has been organized within the past five years; Each beneficial owner having the power to vote or dispose, or direct the vote or disposition of, 10% or more of a class of equity securities of the issuer; Each executive officer and director of corporate issuers and of corporate general and managing partners of partnership Each general and managing partner of partnership issuers. ☐ General and/or Check Box(es) that Apply: Promoter ☐ Beneficial Owner ☐ Executive Officer ☐ Director Managing Partner Full Name (Last name first, if individual) Luke V. McCarthy Business or Residence Address (Number and Street, City, State, Zip Code) 225 South Lake Avenue, Suite 630, Pasadena, California 91101 General and/or Check Box(es) that Apply: Promoter Beneficial Owner □ Director Managing Partner Full Name (Last name first, if individual) Evergreen Realty Group LLC Business or Residence Address (Number and Street, City, State, Zip Code) 225 South Lake Avenue, Suite 630, Pasadena, California 91101 ☐ Director General and/or Check Box(es) that Apply: Promoter ☐ Beneficial Owner ■ Executive Officer Managing Partner Full Name (Last name first, if individual) Business or Residence Address (Number and Street, City, State, Zip Code) ☐ General and/or Check Box(es) that Apply: Promoter Beneficial Owner Executive Officer ☐ Director Managing Partner Full Name (Last name first, if individual) Business or Residence Address (Number and Street, City, State, Zip Code) ☐ Director General and/or Check Box(es) that Apply: Promoter Beneficial Owner □ Executive Officer Managing Partner Full Name (Last name first, if individual) Business or Residence Address (Number and Street, City, State, Zip Code) □ Executive Officer ☐ Director General and/or Check Box(es) that Apply: Promoter ☐ Beneficial Owner Managing Partner Full Name (Last name first, if individual) Business or Residence Address (Number and Street, City, State, Zip Code)

(Use blank sheet, or copy and use additional copies of this sheet, as necessary)

☐ Executive Officer

Director

☐ General and/or Managing Partner

Check Box(es) that Apply: Promoter Beneficial Owner

1. Has	the issuer	sold, or do	oes the is	suer inten	d to sell, to	non-acc	credited inve	estors in t	his offering			No X
Answer also in Appendix, Column 2, if filing under ULOE. What is the minimum investment that will be accepted from any individual?											\$ 384,	000
(Iss	uer reserv	es the righ	it to sell	fractional	l tenant iı	comme	on interest:	5.}			Yes I	No
3. Doe	s the offeri	ng permit j	joint own	ership of a	single uni	t?		*		***************************************	LZi I	
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. Has	the issuer	sold, or do	es the iss	suer intend	d to sell, to	non-acc	redited in	vestors in t	his offerin		Yes	No ⊠
Answer also in Appendix, Column 2, if filing under ULOE. What is the minimum investment that will be accepted from any individual?										\$ 384	1 000	
(Iss	uer reserve	es the righ	nt to sell	fractional	l tenant in	commo	n interes	sts.)			Yes	No
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C. OFFERING PRICE, NUMBER OF INVESTORS, EXPENSES, AND USE OF PROCEEDS

1.	Enter the aggregate offering price of securities included in this offering and the total amount already answer is "none" or "zero." If the transaction is an exchange offering, check this box and indicat amounts of the securities offered for exchange and already exchanged.	sold. It in the	Enter "0" columns	if the below the
	Type of Security Aggregat			nt Aiready Sold
	Debt\$	0	\$	0
	Equity\$	0	\$	0
	Common Preferred	<u> </u>	Ψ	
	Convertible Securities (including warrants)\$	0	\$	0
	Partnership Interests\$	0	\$	0
	Other ("Tenant in Common Interests")			565,000
	Total\$_9,600	<u>,000</u>	ֆ <u> </u>	565,000
An	swer also in Appendix, Column 3, if filing under ULOE.			
2.	Enter the number of accredited and non-accredited investors who have purchased securities in this offering and the aggregate dollar amounts of their purchases. For offerings under Rule 504, indicate the number of persons who have purchased securities and the aggregate dollar amount of their purchases on the total lines. Enter "0" if the answer is "none" or "zero." Number Investors		Dollar	regate · Amount rchases
	Accredited Investors		\$ 3.	565,000
	Non-accredited Investors		\$	300,000
			· —	-
	Total (for filings under Rule 504 only)		Φ	
3.	If this filing is for an offering under Rule 504 or 505, enter the information requested for all securities sold by the issuer, to date, in offerings of the types indicated, in the twelve (12) months prior to the first sale of securities in this offering. Classify securities by type listed in Part C - Question 1. Type of			· Amount
	Type of Offering Security		_	Sold
	Rule 505		\$	
	Regulation A		\$	
	Rule 504		\$	
	Total		\$	
4.	a. Furnish a statement of all expenses in connection with the issuance and distribution of the se this offering. Exclude amounts relating solely to organization expenses of the issuer. The infor- given as subject to future contingencies. If the amount of an expenditures is not known, furnish and check the box to the left of the estimate.	mation	may be	
	Transfer Agent's Fees	🗆	\$	0
	Printing and Engraving Costs	🛛	\$	5,000
	Legal Fees	🛛	\$	50,000
	Accounting Fees.	🛛	\$	50,000
	Engineering Fees.	🗆	\$	0
	Sales Commission (specify finders' fees separately)	\boxtimes	\$	672,000
	Other Expenses (due diligence fees, marketing expenses and miscellaneous offering expenses). Total	⊠ ⊠	\$ \$ <u>1</u>	374,000 ,151,000

	b. Enter the difference betwee and total expenses furnishe gross proceeds to the issuer			\$ <u>8,449,000</u>	
5.	Indicate below the amount of the each of the purposes shown. If the check the box to the left of the exproceeds to the issuer set forth in	timat	e and		
	proceeds we the issuer set forth h	response to 1 art 0 - Question 4.0. above.		Payments to Officers,	
•				Directors & Affiliates	Payments To Others
	Salaries and fees		\boxtimes	\$ <u>250,000</u> 🗆	\$ <u> </u>
	Purchase of real estate		\boxtimes	\$ <u>882,000</u> 🖾	\$ <u>6,609,200</u>
	Purchase, rental, or leasing and	installation of machinery and equipment		\$ <u>0</u> □	\$ <u> </u>
	Construction or leasing of plant	ouildings and facilities		\$ <u> </u>	\$ <u> </u>
		ncluding the value of securities involved in this			
		nange for the assets or securities of another issuer		\$0 	\$0
	-			\$ 0 🗆	\$ <u> </u>
	Other (specify): acquisition costs.	financing fees and costs. closing costs, acquisition fee	\$_	100,000	\$ 607,800
		otals added)		\$ <u>1,232,000</u> ⊠ ⊠ \$ <u>8,449</u>	
		D. FEDERAL SIGNATURE			
follo	owing signature constitutes an un	to be signed by the undersigned duly authorized person dertaking by the issuer to furnish to the U.S. Securitie rnished by the issuer to any non-accredited investor pu	s and	Exchange Commiss	sion, upon writter
Issu	uer (print or type)	Signature		Date	
	bors Senior Living equisitions, LLC	hele 1. 16-(-		6/5/0	8
	me of Signer (print or type) ike V. McCarthy	Title of Signer (print or type) Manager of Arbors Senior Living Acq	tions, LLC		

ATTENTION

Intentional misstatements or omissions of fact constitute federal criminal violations. (See 18 U.S.C. 1001.)

		E. STATE SIGNATURE		
1.	· · ·	230.252 presently subject to any of the disqualification	Yes No	
		See Appendix, Column 5, for state response.		
2.	The undersigned issuer hereby ur Form D (17 CFR 239.500) at such	dertakes to furnish to any state administrators of any state time as required by state law.	in which this notice is f	iled, a notice on
3.	The undersigned issuer hereby un issuer to offerees.	dertakes to furnish to the state administrators, upon writte	n request, information f	urnished by the
4.	Limited Offering Exemption (ULC	s that the issuer is familiar with the conditions that must be DE) of the state in which this notice is filed and understands of establishing that these conditions have been satisfied.		
	e issuer has read this information a dersigned duly authorized persons.	nd knows the contents to be true and has duly caused this no	otice to be signed on its	behalf by the
Iss	uer (print or type)	Signature	Date	
	bors Senior Living equisitions, LLC	Zula V. M. I	6/5/08	
	me of Signer (print or type) ke V. McCarthy	Title of Signer (print or type) Manager of Arbors Senior Living Acquis	itions, LLC	

Instruction.

Print the name and title of the signing representative under this signature for the state portion of this form. One copy of every notice on Form D must be manually signed. Any copies not manually signed must be photocopies of the manually signed copy or bear typed or printed signatures.

APPENDIX

1	2		3	722 1	ENDIA	4			5
•	Intend to sell to non- accredited investors in State (Part B- Item 1)		Type of security and aggregate offering price offered in state (Part C-Item 1)		Type of in amount purc	vestor and hased in State - Item 2)		Disqual under ULOE att explan waiver	ification State (if yes, ach ation of granted Item 1)
State	Yes	No	\$9,600,000 in Tenant in Common ("Interests")	Number of Accredited Investors	Amount	Number of Non- Accredited Investors	Amount	Yes	No
AL		x	Interests-\$9,600,000						x
AK		х	Interests-\$9,600,000						х
AZ		х	Interests-\$9,600,000						х
AR		х	Interests-\$9,600,000						Х
CA		х	Interests-\$9,600,000	5	2,269,000				х
СО		х	Interests-\$9,600,000						х
СТ		Х	Interests-\$9,600,000						х
DE		х	Interests-\$9,600,000						х
DC		х	Interests-\$9,600,000						х
FL		х	Interests-\$9,600,000	1	720,000				х
GA		х	Interests-\$9,600,000						х
HI		х	Interests-\$9,600,000						х
ID		х	Interests-\$9,600,000						х
IL		х	Interests-\$9,600,000						х
IN		х	Interests-\$9,600,000						х
IA		х	Interests-\$9,600,000						х
KS		х	Interests-\$9,600,000						х
КҮ		х	Interests-\$9,600,000					<u> </u>	х
LA		х	Interests-\$9,600,000						х
ME		х	Interests-\$9,600,000						х
MD		х	Interests-\$9,600,000						х
MA		х	Interests-\$9,600,000						х
MI		х	Interests-\$9,600,000				*		х
MN		х	Interests-\$9,600,000						х
MS		х	Interests-\$9,600,000						х
MO		х	Interests-\$9,600,000						х

APPENDIX

1	2		3		5				
_	Intend to sell to non- accredited investors in State (Part B- Item 1)		Type of security and aggregate offering price offered in state (Part C-Item 1)		amount purc	vestor and hased in State - Item 2)		unde ULOE att explan waiver	dification r State (if yes, ach ation of granted -Item 1)
State	Yes	No	\$9,600,000 in Tenant in Common ("Interests")	Number of Accredited Investors	Amount	Number of Non- Accredited Investors	Amount	Yes	No
MT		х	Interests-\$9,600,000						х
NE		х	Interests-\$9,600,000						х
NV		х	Interest-\$9,600,000						х
NH		х	Interests-\$9,600,000						х
NJ		х	Interests-\$9,600,000						х
NM		х	Interests-\$9,600,000						х
NY		х	Interests-\$9,600,000						х
NC		х	Interests-\$9,600,000						х
ND		х	Interests-\$9,600,000						х
OH		х	Interests-\$9,600,000		1				х
OK		х	Interests-\$9,600,000						х
OR	· <u></u>	х	Interests-\$9,600,000						х
PA		х	Interests-\$9,600,000	· ·					х
RI		х	Interests-\$9,600,000						х
SC		х	Interests-\$9,600,000						х
ŞD		х	Interests-\$9,600,000						х
TN		х	Interests-\$9,600,000				-		х
TX	-	х	Interests-\$9,600,000						х
UT		х	Interests-\$9,600,000						х
vT		х	Interests-\$9,600,000						х
VA		x	Interests-\$9,600,000						х
WA		x	Interests-\$9,600,000			 			х
wv		x	Interests-\$9,600,000						х
wı		x	Interests-\$9,600,000	1	576,000	 			х
WY		x	Interests-\$9,600,000		·				х
PR			3.,,,				<u> </u>	1	
	<u> </u>	<u> </u>	l	<u> </u>					

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END